

THE GREENBELT

Volume 110

January 2005

**BOARD OF
DIRECTORS**

President:

Michael Trujillo
633-2634

Vice-President:

Gerald Gifford
633-0401

Treasurer:

Michael Kuntz
633-0104

Secretary:

Sue Jurgens
633-6393
Al Brekke
633-2892

Barbara Gulley
633-2436

Mark Hanna
633-2920

Bill Harvey
633-0636

Peter Lonero
633-4383

Administrative Staff:

Jim Lucier
633-0103

P.O. Box 689
Castroville, CA 95012

Greenbelt Editor:

Sue Jurgens
rsjurgens@neteze.com

Keeping Your Family, Property Safe

My father recently purchased a house and was shocked by the disclosure statement he received. Nestled amongst the structural information about the house was data about the sellers knowledge of neighborhood crime and if any known sex offenders lived in the area.

Since this is the wave of the future, and it is knowledge that everyone should have about the neighborhood they live in, residents should know where to find this vital information.

One site I found years ago that lists many items of interest to people thinking about relocating is <http://www.homefair.com/home>. Click on the "Relocation Crime Lab" which walks you through the site. Unfortunately, Prunedale isn't listed, so to learn about crimes in the immediate neighborhood, call the Sheriff department's non-emergency number at 755-3722. While you're talking to them, ask

about Neighborhood Watch or check out <http://www.ncpc.org/ncpc/ncpc?pg=2088-6106>.

To learn about registered sex offenders living in the area, check out the web site <http://meganslaw.ca.gov>.

Be aware that criminals don't always look the part. Also, sex offenders cover the gamut from an 18-year-old caught with his under-age lover to dangerous predators.

Remember, thieves and predators don't have to live in the area to prowl our neighborhoods.

Keep your family safe. Locking you doors but leaving the window wide open is an invitation to people who don't obey our laws. Instruct your children not to talk to or go with strangers – even to find a lost puppy – and never go near the car of a stranger, even if they are asking directions. The same rules apply to adults; kidnapping is not age specific.

For more information, browse the various locations within above web sites. Report any suspicious people or behavior to the Sheriff's department.

Owners' Sidewalk Responsibilities

According to the Streets and Highways Code Sections 5600-5630, homeowners with sidewalks fronting the public roads are responsible for their maintenance and upkeep.

Those homeowners who do not comply will receive requests from the local enforcement agency to correct the problem. Further failure will result in legal action where the Superintendent of Streets could repair the problem areas and place a lien against the property.

Be aware that the sidewalk area includes the curbs, parking strip and any retaining walls supporting the sidewalk or parking strip.

If your property has a sidewalk, you need to maintain it in such a way that it is safe and free of debris. If you have bushes or landscaping encroaching upon the sidewalk, these need to be clipped back to allow safe passage.

Leaves and other debris need to be swept from the sidewalk and can be disposed of in the green waste bin provided by Waste Management.

Board in Review

November, December 2004 & January 2005 meetings

November Board Meetings:

- Board voted to send letter to Monterey County Planning Department objecting to the construction of the proposed Pebble Beach expansion until the road bottlenecks onto the Monterey Peninsula were corrected. Letter was sent in time for the special hearing on the subject.
- The pool house was vandalized with graffiti and a window was broken. It was repainted and the window repaired. Additional surveillance cameras were discussed and will be investigated.
- Tom Cho's resignation from the board was accepted. The board asked that the Greenbelt list two openings for the board.
- Updated By-laws and Covenants, Conditions and Restrictions are nearly completed and require only the Rules and Restrictions list.
- Reserve Study was compiled and ready to be sent in for finalization.
- In light of the findings of the Reserve Study Committee, the board voted to increase dues and to set up a Reserve Account to save up for future expenditures.

December Board Meetings:

- Administrative Secretary, Jim Lucier, gave his resignation, effective January 31, 2005.

Board voted to advertise for a replacement within the Oak Hills community.

- Rob London's resignation from the board was accepted.
- Board discussed the options of trash pick-up along highway 156 and decided it was too dangerous to ask volunteers due to heavy, speeding traffic. A suggestion was made that all Oak Hills homeowners associations might want to participate in the "Adopt a Highway" program.
- Volunteers Barbara Gulley and Bill Harvey were appointed to the board.

January Board Meeting:

- The Restrictions Committee developed Rules and Restrictions to accompany the proposed Covenants, Conditions and Restrictions that are being updated along with the Bylaws. The board will review the proposals.
- Several spending items were tabled. The board formed a committee to review the Reserve Study and set priorities for repairs and improvements.
- The board announced the hiring of Steve Naslund as our Administrative Secretary to replace Jim Lucier. Jim will train Steve in his duties.
- A homeowner asked how the board gets bids for our various maintenance contracts. The board decided to use the Greenbelt to advertise future bid requests. Anyone submitting bids would need to be licensed and insured to be considered.

Next Board Meeting is Feb. 2, 2005, 7 p.m. , North County. High-School Library



Elizabeth Harris
Tax Professional
Certified



Tax Audit Assistance
Tax Preparation
Bookkeeping
Payroll

naea
Member

17557 Vierra Canyon Rd.
Prunedale, CA 93907
Tel: (831) 663-6796, Fax: (831) 663-6625
E-Mail: taxtalk@ntslink.net

Flawless

JANITORIAL & CARPET CLEANING

HARD FLOOR SURFACES *Too!*

Raymond C. Romero

Monterey (831) 375-2629
Salinas (831) 632-2000
Cell (831) 320-9532

P.O. Box 51882
Pacific Grove, CA 93950

Your Winter Landscaping in Oak Hills

Here are some research results that I would like to share with you regarding our home area here in Oak Hills. According to 'Sunset Western Garden' book (the gardener's and landscaper's bible) we are in zone 17 but with some zone 15 climate influences. Zone 17 is considered mild, wet, with almost frostless winters (hah, not this year), cool summers with frequent fog and or wind. This fog creates a humidifying blanket and reduces the amount of light, sunlight, and heat which some plants require to do well such as citrus, hibiscus, gardenias as well as many others. Temperatures in our zone go as low as 23 to 36 degrees F. and highs in the summer from 60 to 75 with the record at 97 degrees.

Fog is our number one enemy because of fungus and mold diseases that thrive in our moist climate. Of course we all know of the others such as gophers and bugs. Our main concern in the winter is the occasional frost which we have seen a lot of lately. My best advise to protect those sensitive plants, we insist on trying to grow in this area, (besides getting rid of them) is to use a light underneath them on those really cold nights. (No this doesn't mean you can leave your Christmas lights up for months after). I do not suggest blankets or physical coverings because they are ugly and damage the plants as much as the frost can sometimes.

Here is the beauty of where we live, we can plant and install landscapes year round here. This does not mean you can put in those sensitive annuals such as impatiens but the local nurseries are excellent indicators of what we can plant. They carry what we can plant in the right season. This primarily applies to the seasonal plants. Trees and shrubs are carried year round because they can be planted here year round. As a landscape contractor as well as a maintenance con-

tractor this is now becoming our busiest season.

Here is why I love it. #1. The ground is soft with moisture. #2. Transplant shock is much less severe. #3. The extra moisture and cool weather allow the roots to establish before the growing season begins. #4. Because there is very little top growth during the fall and winter the carbohydrates that are created by photosynthesis (light, water and nutrients) are stored in the woody tissues of the plant, the bark and the roots. As soon as the amount and length of light increases along with warmer weather the plants begin to grow above the surface and they use the built up plant foods (carbohydrates) which they have stored as well as new moisture and nutrients. We can greatly multiply the size and growth of the plant by this early start in the winter. #5. No bugs to speak of and gophers are not as active. In other words the threats are minimized. #6. I don't get as sweaty.

Keep the weeds under control, they compete for the nutrients and they are ugly. Don't let them go to seed. If we get heavy rains, run off can be a problem with the erosion problems that it causes but good planting can prevent that. We use all kinds of methods for erosion control from cover crops to French drains. Leaves are wonderful tools for lots of reasons but just a few are, they make a great mulch that retains moisture, they prevent erosion, prevent weeds, create compost (organic fertilizer) earthworm habitat. Keeps the mud down, just to mention a few.

It's winter but we don't live in snow and bitter cold so go out and improve those property values with smart landscaping.

By Steve Jones
Organic Lawn & Garden
633-4769

**CLEAN UP AFTER YOUR
DOGS!!**

Waste Disposal Do's & Don'ts

Okay, so it's too soon to be celebrating Earth Day. However, by sorting out and recycling our garbage and waste materials, hopefully we can preserve the earth's resources for future generations. Wasted Management offers this list for the proper disposal of both recyclables and garden waste.

What Can and Can't be put in Green Waste Bin

Yes:

Grass clippings
Leaves
Small Tree trimmings
Weeds

No:

Large ice plant clusters
Liquid or food waste
Pet waste

What Can and Can't be put in Recycle Bin

Yes:

- Aluminum and tin/steel cans
- Cereal and other dry food boxes
- Empty aerosol cans – completely empty to prevent possible explosion or contaminate leakage
- Flattened cardboard
- Glass jars and bottles
- Junk mail
- Magazines and catalogs
- Newspapers
- Paper (office paper, mixed paper)
- Paper bags
- Paper egg cartons
- Plastic containers (with number 1-7 on the bottom)
- Telephone books
- Wrapping paper and gift tissue paper (no foil or cellophane)

No:

- Aluminum foil
- Carpet or furniture
- Clothes and shoes
- Contaminated food containers (example: pizza boxes)
- Disposable razors, toys
- Drinking glasses or cups
- Green waste
- Hazardous materials
- Paper towels, tissue or napkins
- Plastic bags
- Styrofoam
- Wood or vinyl products

Renee Venegas

Mortgage Consultant

**Appraisals FREE (up to
\$350) upon close of escrow.**

Tel. 831-758-5667
Cell 831-261-8448
Oak Hills Resident



Malvini Mortgage, 210 John Street Ste.K, Salinas